

BK: 2026 PG: 1821
Recorded: 6/18/2026 at 3:27:07.0 PM
Pages 4
County Recording Fee: \$27.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$30.00
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

Return To:
Mortgage Connect, L.P.
600 Clubhouse Dr
Moon Township, PA 15108

Recording Drafted by:
Melissa Lewis Esq.
8940 Main St
Clarence, NY 14031
866-333-3081

4077447

Document Title: Special Warranty Deed

Grantor: FREEDOM MORTGAGE CORPORATION

Grantee: SECRETARY OF HOUSING AND URBAN DEVELOPMENT

AFTER RECORDING RETURN TO:

Mortgage Connect
600 Clubhouse Drive
Moon Township, PA 15108
File No. 4077447

MAIL TAX STATEMENTS TO:

Secretary of Housing and Urban Development
6434 Lawrenceville Hwy
Tucker, GA 30084

This document prepared by:

Melissa Lewis, Esq.
8940 Main Street
Clarence, NY 14031
866-333-3081

Parcel ID No.: 951000300010000

There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewer disposal system on the property as described in Iowa code section 558.69 and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

SPECIAL WARRANTY DEED

Pursuant to I.C.A. 428A.2(21), this transfer is exempt from taxation as it is a transfer for less than \$500.00 consideration.

THIS DEED made and entered into on this 2 day of JUNE, 2026, by and between **Freedom Mortgage Corporation**, located at 11988 EXIT 5 PKWY BLDG 4, FISHERS, IN 46037, hereinafter referred to as Grantor(s) and **Secretary of Housing and Urban Development, their successors and assigns**, hereinafter referred to as "Grantee," whose address is HUD's MCM. Residential Enhancements, Inc., Attention: Mortgagee Compliance Manager, 6434 Lawrenceville Hwy, Tucker, GA 30084.

WITNESSETH: That the said Grantor, for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00), cash in hand paid, the receipt of which is hereby acknowledged, have this day given, granted, bargained, sold, conveyed and confirmed and do by these presents give, grant, bargain, sell, convey and confirm unto the said Grantee the following described real estate located in Madison County, State of IA:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

Property commonly known as: 105 Lillianna St, Patterson, IA 50218

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

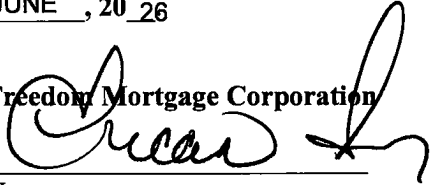
There is no known private burial site, well solid waste disposal site, underground storage tank, hazardous waste, or private sewer disposal system on the property as described in Iowa code section 558.69 and therefore the transaction is exempt from the requirements to submit a groundwater hazard statement.

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in fee simple.

And the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby specially warrants that title to the land is free from all encumbrances made by Grantor, and will defend the same against the lawful claims of all persons claiming by, through or under Grantor, but against none other.

IN WITNESS WHEREOF, the said Grantor has hereunto set their hand and seal on this 2 day of JUNE, 2026

Freedom Mortgage Corporation



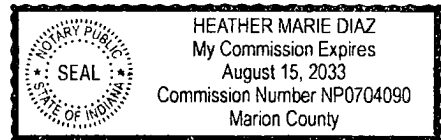
Name: ERICA D. TRACY
Title: FCL SPECIALIST III

STATE OF INDIANA
COUNTY OF HAMILTON

This instrument was acknowledged before me on 2nd day of June, 2026,
by Erica D. Tracy, as
FCL Specialist III of Freedom Mortgage Corporation.

Heather Marie Diaz
Notary Public

Print Name: Heather Marie Diaz
My commission expires: 8.15.33



No title exam performed by the preparer. Legal description and party's names provided by the party.

EXHIBIT A
LEGAL DESCRIPTION

LOT ONE (1) OF FOX BEND PLAT 1, AN OFFICIAL PLAT, NOW INCLUDED IN AND FORMING
A PART OF THE CITY OF PATTERSON, MADISON COUNTY, IOWA.

Tax ID Number: 951000300010000

Property commonly known as: 105 Lillianna St, Patterson, IA 50218